

City Council Minutes
Tuesday, July 9, 2019

On the 9th day of July 2019, at 6:30 p.m., the City Council of the City of Hurst, Texas, convened in Regular Meeting at City Hall, 1505 Precinct Line Road, Hurst, Texas, with the following members present:

Henry Wilson	)	Mayor
Larry Kitchens	)	Mayor Pro Tem
Bill McLendon	)	Councilmembers
Jon McKenzie)	
Cathy Thompson)	
Cindy Shepard)	
Clay Caruthers	)	City Manager
John Boyle	)	City Attorney
Rita Frick	)	City Secretary
Cynthia Singleton	)	Deputy City Secretary
Clayton Fulton	)	Assistant City Manager
Malaika Marion Farmer	)	Assistant City Manager
Greg Dickens	)	Executive Director of Public Works
Michelle Lazo	)	Executive Director of Planning and Community Development

With the following Councilmembers absent: David Booe, constituting a quorum; at which time, the following business was transacted:

The meeting was called to order at 6:30 p.m.

Councilmember Cindy Shepard gave the Invocation.

The Pledge of Allegiance was given.

The Texas Pledge of Allegiance was given.

1. Considered approval of the minutes for the June 25, 2019 City Council meetings.
2. Considered Ordinance 2418, second reading, extending the effect of Article III, Chapter 14 of the Hurst Code of Ordinances entitled; "Curfew Hours for Juveniles".
3. Considered Ordinance 2419, second reading, SP-19-05, Candlewood Suites, a site plan revision on Lot 3R, Block 1, Southwest Surgical Hospital Addition, being 2.36 acres located at 803 Harwood Road.

with the request. In response to Mayor Pro Tem Kitchens' question regarding the timing for the tax credit funding, Mr. Combs stated the timeline is the end of July 2019. In response to Councilmember McKenzie's question regarding the safety of using the detention pond as a sports field, Mr. Combs stated the wide width and shallow depth of the pond does not create any safety concerns. Mayor Pro Tem Kitchens stressed the importance of notifying potential residents of the noise level created by the galvanizing and rock crushing plant located nearby. Mr. Palmer stated disclosure of the plant will be provided.

8. Considered Ordinance 2423, first reading, SP-19-04, Provision at Patriot Place, a site plan revision for TR2A Abstract 1629, Gulaver Wilson Survey, being 9.495 acres located at 501 W. Hurst Blvd.

Councilmember McLendon moved to approve SP-19-04 Provision at Patriot Place, a site plan revision for TR2A Abstract 1629, Gulaver Wilson Survey, being 9.495 acres located at 501 W. Hurst Boulevard and Ordinance 2423. Motion seconded by Councilmember Thompson. Motion prevailed by the following vote:

Ayes: Councilmembers Kitchens, McLendon, McKenzie, Thompson and Shepard
No: None

GENERAL OBLIGATION AND CERTIFICATES OF OBLIGATIONS

9. Discussion and consideration of all matters incident and related to the issuance and sale of "City of Hurst, Texas, General Obligation Bonds, Series 2019", including the adoption of Ordinance 2421, first and final reading, authorizing the issuance of such bonds.

Assistant City Manager Clayton Fulton provided a brief overview of the projects tied to the General Obligation Bonds and stated the City received historically low rates with the exception of the subsidized rate on the Texas Water Development Board. The General Obligation Bonds were approved, by about 70% of the voters, for \$7.5 million, to build and equip an animal services and adoption facility. The project has been under discussion for two years and fits within the Council's Strategic Plan.

Mr. Adam LanCarte of Hilltop Securities reviewed the positive bond ratings of AA2 and AA. He stated the bonds were issued at \$7,225,000 and the City needs funding of \$7.5 million; therefore, the bonds are being issued at a premium, which means the purchaser of the bonds is paying cash upfront for a higher coupon rate, and in return, the City will receive the cash upfront to make up the difference. The City will receive the full \$7.5 million. The same process applies to the Certificate of Obligations. Mr. LanCarte reviewed the bids and rates and stated The Baker Group submitted the lowest bid at 2.43% for the General Obligation Bonds and R.W. Beard submitted the lowest bid of 2.53% for the Certificates of Obligation. He provided an overview of the debt service restructure and history of City bond sales for the past ten years and stated these are the lowest rates with the exception of the sale in 2018, which was subsidized by the Texas Water Development Board. Mr. LanCarte stated Hilltop

Securities recommends the Council approve the sale of General Obligation Bonds to The Baker Group and Certificates of Obligation to R. W. Beard.

In response to Mayor Pro Tem Kitchens' question, Assistant City Manager Fulton stated based on debt policy, the City is well below the 25/75 split on the IS and MO tax rates and still below other metrics for the tax base. City Manager Caruthers stated the City received very positive feedback from the rating agencies, and based on information Mayor Pro Tem Kitchens received at the National League of Cities training, the City implemented a new debt policy. Assistant City Manager Fulton stated only in FY 20-21 will the rate be at 10%, or a little above, and that assumes no growth in appropriations and from that point, the City has declining debt service.

Mayor Pro Tem Kitchens spoke regarding the benefits of a City continuing to invest in itself. City Manager Caruthers stated the City is building for current and future taxpayers and spreading the expense over a period of time, and in the current market, it is wise to use debt in a strategic way.

Mayor Pro Tem Kitchens moved to adopt Ordinance, 2421 authorizing issuance of the City of Hurst, Texas General Obligation Bonds, Series 2019, and resolving other matters incident and related thereto and providing an effective date. Motion seconded by Councilmember Thompson. Motion prevailed by the following vote:

Ayes: Councilmembers Kitchens, McLendon, McKenzie, Thompson and Shepard
No: None

10. Discussion and consideration of all matters incident and related to the issuance and sale of "City of Hurst, Texas, Tax and Waterworks and Sewer System (Limited Pledge) Revenue Certificates of Obligation, Series 2019", including the adoption of Ordinance 2422, first and final reading, authorizing the issuance of such certificates of obligation.

City Manager Caruthers stated Adam LanCarte of Hilltop Securities previously outlined the issuance process of both the General Obligation Bonds and Certificates of Obligation, and that the City's practice is to use Certificates of Obligation for street and reconstruction projects and drainage improvements. The recent Street Index Survey will be utilized to determine areas in need of improvement.

Councilmember Shepard moved to adopt Ordinance 2422 authorizing the issuance of the City of Hurst, Texas Tax and Waterworks and Sewer System (Limited Pledge) Revenue Certificates of Obligation, Series 2019 and resolving other matters incident and related thereto and providing an effective date. Motion seconded by Mayor Pro Tem Kitchens. Motion prevailed by the following vote:

Ayes: Councilmembers Kitchens, McLendon, McKenzie, Thompson and Shepard
No: None

RESOLUTION(S)

11. Consider Resolution 1737 requesting the State of Texas waive the local government match for the Federal Off-System Bridge Program for equivalent-match project structural improvement work.

Executive Director of Public Works Greg Dickens stated the Texas Department of Transportation (TxDOT) selected the Bedford-Eules Road Bridge in Hurst for replacement under the FY 2022 Highway Bridge Rehabilitation/Replacement Program. TxDOT requires a 10% match by the City or an Equal Match Project (EMP) equal in cost to the 10% match amount for the Bedford-Eules Road Bridge. The City submitted the Hurstview Drive Bridge Repairs over Lorean Branch north of West Pipeline Road as the EMP. Approval of Resolution 1737 is the next step in the bridge replacement process. In response to Councilmember Shepard's question, Mr. Dickens stated the reason for TxDOT selecting the Bedford-Eules Road Bridge and the selection criteria is unknown.

Councilmember McKenzie moved to authorize the Mayor to execute Resolution 1737 requesting the State of Texas waive the local government match for the Federal Off-System Program for equivalent-match project structural improvement work by the City of Hurst. Motion seconded by Councilmember Thompson. Motion prevailed by the following vote:

Ayes: Councilmembers Kitchens, McLendon, McKenzie, Thompson and Shepard
No: None

OTHER BUSINESS

12. Consider appointments to Community Services Development Corporation and Crime Control District Board.

Mayor Wilson recommended Henry Wilson, Place 1; Cathy Thompson, Place 2; Jon McKenzie, Place 3, Alan Neace, Place 5; and Betty Whiteside, Place 6 to the Community Service Development Corporation for a two-year term ending 2021. Councilmember Shepard moved to accept the Mayor's appointment recommendation. Motion seconded by Councilmember Thompson. Motion prevailed by the following vote:

Ayes: Councilmembers Kitchens, McLendon, McKenzie, Thompson and Shepard
No: None

Mayor Wilson stated the Crime Control District Board of Directors consist of the City Council and recommends the reappointment of David Booe, Larry Kitchens, and Jon McKenzie to a two-year term. Mayor Pro Tem Kitchens moved to accept Mayor Wilson's recommendation. Motion seconded by Councilmember McLendon.

Ayes: Councilmembers Kitchens, McLendon, McKenzie, Thompson and Shepard
No: None

13. Review of board, commission and committee meeting minutes:
- Hurst Senior Citizens Advisory Board
 - Library Board
 - Parks and Recreation Board

In response to Mayor Pro Tem Kitchens' question, City Manager Caruthers stated 501c3 organizations pay the same library room rental rates as the general public.

14. Review of upcoming calendar items – Mayor Wilson stated the July 23, 2019 City Council meeting is canceled. City Manager Caruthers noted a City Council Work Session on Thursday, July 11, 2019, to interview board, commission and committee applicants.
15. City Council Reports - Items of Community Interest – Councilmember Shepard announced the Central Arts of Hurst, incorporated a monthly All Abilities Arts Night beginning August 8, 2019, 6:30 – 8:30 p.m. and is open to individuals of any age with special needs. Mayor Pro Tem Kitchens expressed appreciation to Mayor Wilson for providing a legislative update. Mayor Wilson reported the Texas Municipal League deemed the 2019 Legislative Session the worst session for cities, in the state of Texas, in removing the will of the people. Mayor Pro Tem Kitchens stated it appears more cars are running red lights since the removal of the cameras, and suggested everyone check the intersection before proceeding. Mayor Wilson requested the city manager gather accident statistics at the red light camera intersections.
- 16.

PUBLIC INVITED TO BE HEARD – A REQUEST TO APPEAR CARD MUST BE COMPLETED AND RETURNED TO THE CITY SECRETARY TO BE RECOGNIZED

Ms. Pat King, 601 Forest Lane, commended the street crew for excellent resurfacing work, notification efforts and detours around the road construction.

ADJOURNMENT


The meeting adjourned at 7:19 p.m.

APPROVED this the 13th day of August 2019.

ATTEST:


Rita Frick, City Secretary

APPROVED:


Henry Wilson, Mayor